

Home Buyer Assistance Program

The Home Buyer Assistance Program helps low-income home buyers purchase their first home by providing financing in the form of deferred/forgivable loans.



HOW DO I QUALIFY?

HIGHLIGHTS OF THIS LOAN:

- △ **Up to \$40,000** available to help close the “gap” between the sales price of the home (including closing costs) and the maximum primary loan amount, for which the buyer qualifies, plus the required down payment.
- △ **No** monthly payments or loan fees and zero percent (**0%**) interest!
- △ **\$4,000** of the loan will be forgiven after **10 years!** The balance of the loan is due upon sale of the home, transfer of title or when the home is no longer the Buyer’s principal residence.



“We must remember that when our neighborhoods succeed, our community succeeds.”

Fresno City Mayor Alan Autry

INCOME ELIGIBILITY

Household Size (Number of Persons to Reside in Home)	Maximum Allowable Gross Monthly Income (Per Household)
1	\$2,292
2	\$2,617
3	\$2,946
4	\$3,275
5	\$3,533
6	\$3,796
7	\$4,058
8 and Over	\$4,321



A prospective buyer must. . .

- △ Be a first time home buyer.
- △ Meet income requirements, see chart.
- △ Contribute at least 3% of the home sale price as a down payment.
- △ Complete a city approved home buyer education training class.
- △ Qualify for a home purchase mortgage.



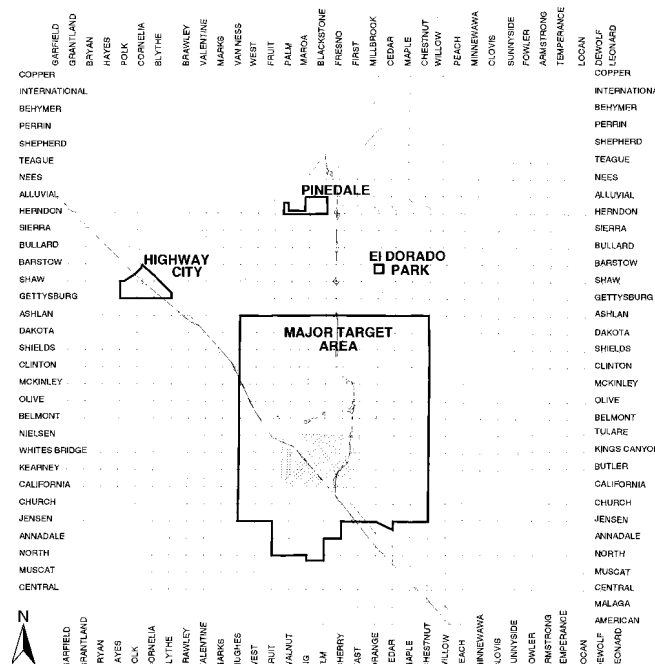
The prospective property must. . .

- △ Be located in the target area; see map and be used as the Buyer’s principal residence.
- △ Pass a health & safety inspection, performed by city staff.
- △ Have a purchase price not to exceed **\$166,962***. *This amount reflects 95% of the median purchase price for this area as published by FHA for its 203 (b) program.

Participating Lenders:

Assured Mortgage Co. (559) 221-1697	Intl. Wholesale Brk (559) 256-1560
California Home Loans (559) 438-2111	The LoMaxx Group (559) 229-MAXX
Central Valley Home Loans (559) 244-0444	Mid Valley Financial (559) 432-8221
City West Mortgage (559) 487-1750	Mission Hills Mortgage (559) 228-6678
Clovis 1'st Mortgage (559) 323-2213	Mortgage Associates (559) 222-2986
Compass Financial Group (559) 437-9988	Mortgage Professionals (559) 449-7767
ComUnity Lending (559) 224-5482 (559) 244-0350	New Era Financial (559) 228-3008
CountryWide Home Loans (559) 448-1300 (559) 440-4123	Northpoint Mortgage (559) 225-2255
CTX Mortgage Co. (559) 447-3500	O'Brien & Kelly (559) 226-6600
Darling Home Loans (559) 292-2400	Premier Realty (559) 324-6500
Eastgate Financial (559) 453-2501	RBC Mortgage (559) 438-3900
First Pacific Financial (559) 227-5000	Resource Lenders (559) 225-0500
Freeman Financial (559) 222-7576	Royal Charter Mortgage (559) 436-4020
Golden Empire Mort. (559) 226-6600	Secured Bankers Mort. (559) 226-0690
Greatland Mortgage (559) 244-4250	Service Mort. Group (559) 224-3590
GreenPoint Mort. (800) 954-4462	Shore Financial Group (559) 225-3395
Guarantee Home Loans (559) 297-3294 (559) 650-6060 (559) 650-6250	Sierra Pacific Home Loans (559) 224-3300
Guaranty Residential (559) 244-4200	Sierra Pacific Mortgage (559) 222-7400
Guild Mortgage Co. (559) 320-6461	Sterling - Mercer (559) 271-2686
	Valley Wide Home Loans (559) 455-0384 (559) 243-0215

Home Buyer Assistance Program Target Areas



HOME BUYER ASSISTANCE PROGRAM

**A program to help
families purchase their
first home.**

